

DOG ISLAND CONSERVATION DISTRICT

NEWS & QUARTERLY MEETING MINUTES

Meeting minutes for Q3 Board meeting held April 15, 2023

Announcement Q4, 2023 Board meeting to be held **July 1st**, at 10:30 AM at the Yacht Club (weather permitting).

NEWS BRIEFS

1. July 4th Week Schedule: July 2, 9:00-11:00 - Pancake breakfast / Book & Puzzle Exchange at Fire Station. Yacht Club meeting July 1, 9:00, Yacht Club. District Meeting 10:30 at Yacht Club
2. Ferry Service New Web-site: DogIslandFerry.org or DogIslandFerry.net for times and misc. info.
3. Ferry Service Captain Mike (Rabbit) purchasing second boat to improve capacity of his service. Second boat to start service soon.
4. Final Summary of 40 acre purchase - How \$ much, What used for, Where it is etc. Inside this letter.
5. Turtle Nesting Season underway; no lights left on at night please. REMOVE all from beach at night (chairs and stuff).
6. Sea Bird nesting season underway. Unleashed dogs often make nesting birds abandon eggs and nest. KEEP THEM ON LEASH please.
7. Disaster Re-entry pass - How to get - inside this newsletter

Ray Appen
319 N Main St.
Alpharetta, GA
30009

Label here

NEWS & QUARTERLY MEETING UPDATE

To: Fellow Dog Island Property Owners

From: Dog Island Conservation District Board of Directors

Ray Appen	Chairman	rayappen@gmail.com
Eddie Hudson	Vice-Chair	eddie@hudsonaircraft.com
David Brady	Treasurer	dbbrady59@gmail.com
Bill Stone	Board Member	williamstone1048@gmail.com
Nancy Kellett	Board Member	nkelllett@gmail.com

ITEM 1. AGENDA – July 1st, 2023 DICD Board Meeting (10:30 AM Yacht Club) – Q4

- 1. Call to order**
- 2. Approval of Agenda**
- 3. Approval of Minutes**
- 4. Chairman Report**
- 5. Treasurer's Report**
- 6. Island Manager Report**
- 7 Volunteer Fire Department Report**
- 8. Airport Committee Report**
- 9. Old Business**

- A) Duke Energy Grid overhaul
- B) Update-- Policy and Procedures-
- C) Contracts and Agreements Up-dating and extending
- D) DICD Website
- E) Island Manager position
- F) Digital document repository update/need

10. New Business

- A) On-going or Board subjects
- B) Seating New Board Members and election of Officers

11. Adjourn

ITEM 2. Minutes April 15, 2023 DICD Board Meeting

1. Call to order. 10:30 Board Members present: Appen, Hudson-by phone, Stone, Kellett. Brady.
2. Approval of the agenda: Stone asks to amend the agenda to make island contractor first order of business due to short term availability of subcommittee members. Second Kellett, Approved.

Contractor discussion: Update on new hire to replace Randy Cannon. The DICD advertised in three papers for 3 consecutive weeks and flyers were placed up and down on the mainland. There were 11 requests for specs, the RFP, for

the position. A volunteer subcommittee had been formed to review submittals, Chris Teaf and Ken Jones. The RFP went out in January. The District received 2 proposals by the deadline: Mr. Luke on March 9, and Mr. Buckley on March 11. Evaluations of the submitted proposals were made independently based on weighted point values. (Teaf reporting). Result of evaluation and tabulation was that it was close, but Mr. Buckley had the slightly higher score.

Ken Jones: "Both responses were good, and similar in proposed baseline costs etc."

Both applicants know the island. Requested compensation was within \$300 of each other. Both Teaf and Jones had same independent final result - Mr. Buckley by a slight margin.

Mr. Buckley - CDL licensed, a heavy machine operator and mechanic, and a welder. He has applied for 100 ton license. (Randy, by agreement with Buckley, will run the LC until he gets this license). Mr. Buckley has a residence on Dog Island. His additional costs –extra runs, hourly rate outside contract etc. were substantially lower.

The information from both applicants is available upon request.

In the audience, Scott G suggested finding a backup with a 100 ton license.

Stone -Motion to accept the Teaf/Jones report and act upon their recommendation and award contract to Greg Buckley ... Eddie second...Unanimously approved.

3.Approval of Minutes: from previous meeting: Motion to approve Stone, second Hudson, unanimously approved.

4. **Chair Report:** Dick Vose has ok'd for his boat to be removed from District airstrip parking and agreed that it can be taken for free. OAR does not want it. At this point we are open to how to get rid of it. Does anyone have any ideas? Dave: ask Russell how much he would charge. Upshot-- !!!!!AVAILABLE. FREE Boat to anyone who will remove it from the island!!!!!!

Website: Elisabeth, the District bookkeeper, says we must have an official DICD website, per State requirements. Thoughts please? It must be updated quarterly. Stone has talked to Joe and Nancy and Joe Clark has been volunteered to help us set this up by Stone. Content must include Enabling Legislation, Board members, Board officers and contact points, budgets, etc. Joe accepted, and said he would develop and bring us into compliance... Stone says the site should be DICD and NOT "Dog Island something" Because the District does not represent the entirety of Dog Island.

Motion (Stone) we authorize funds to buy a URL possibly \$20 a year... hosting fee... second Kellett, approved Going to start with DogIsland.net –which we control now--then move over to a final DICD site.

Ray suggested we acknowledge Chris & Pat Teaf's longtime contributions to the District. Naming the ferry dock? No support from Board to act at this time. To be considered.

Brad and Ann Shanks' map of all defibrillator locations is done. We need to make map signs. Need some larger location signs.

Ann asked to bring up the events. July 4th

Motion to accept - Stone, 2nd Kellett, approved

5. **Treasurers Report:** Dave: Income statement. Income is up a bit because of some unplanned fee receipts recently. Budget on spot. \$30 k budgeted for landing craft haul out. General ledger available from Dave. Dave reviewed the recent fiscal reports, last is the Balance sheet. DICD is operating within budget and in good shape. Dave spoke of escalating costs and insurance costs and our need to track and stay current with fiscal needs. He used the airport as an example. Currently- Escalating insurance and decreased revenue. There ensued a lengthy discussion, long history of use, reverter clause, used currently by only a few islanders, how to elevate its income stream, subsidy percentage increasing etc. Hudson spoke to its true value, history and long service to the island and the need to keep it up to standard and in good operational use. Dave said he was using it an example only and shows how everything we do needs to be fiscally reviewed in these inflationary times. No action or motion.

Move to approve Stone, second Kellett, approved

6. Island Managers Report: Randy said things have been steady/slow. Duke Energy has been the main “activity” in that they are in process of moving materials over to the Island in order to rebuild our entire power grid. Stated that latter part of February or March he plans to haul the Landing Craft out. Randy suggested that we might wait for the new Island Manager to start before we haul out the landing craft so he (or she) can participate in that annual process. Stone reminded that this year the landing craft must have an official marine survey (for insurance purposes) and that can be difficult to make happen, plus are expensive. Randy mentioned that Dockside may have staff that can do the survey. Stone reminded Randy that we need to make sure that whoever we use to have the survey done must be acceptable to our insurance company so there must be coordination. Stone said he will find out what certifications our insurance company requires. Randy made the comment that the new marine survey will undoubtedly generate specific maintenance / repairs that must be made and that these will be unbudgeted expenses – (please note Mr. Brady). Ray commented that the roads are looking better and better. Randy mentioned that the truck needs a water leak fixed. Lots of remodeling going on according to Randy. Temperature gauge on new tractor needs to be fixed and is under warranty according to Randy. Randy said he would put the tractor in the big container and haul it to Tallahassee for service and to get the temp gauge fixed. Motion to approve made by Stone, second Hudson, unanimously approved.

7. Fire Department Report: annual pancake breakfast. Randy- Taking big fire department truck over to get work done on mainland (is now in Carrabelle). Discussion about getting a different truck - more user friendly. Tires are dry-rotted and needing replacement. Little truck not currently working. Parts ordered. Big truck off the island. Training for volunteers bought up. Stone: Remember “the volunteer fire department is its own standalone entity and not a District department, although supported by us. The Dog Island Volunteer Fire Department is responsible for these issues, decisions, and its ongoing maintenance.” They report as a courtesy and to get information into the newsletter.

Harlan Sparrow speaking to the repair of the roll doors. Both on the fire department and the shop. Moved discussion to New Business.

Stone: Should we make a video showing how to use/start/operate the fire trucks?...A checklist for trucks already exists...

8. Airport Committee Report: lots of recent flooding, runway and taxiway ok now and dry, well mowed, small amount of activity. No further news. Dave motion to approve. Eddie second. Approved.

OLD BUSINESS

Duke: (Stone) - About half done. Primoris will be here at least thru June,. Old ill-maintained grid/system was not repairable, so it had to be fully replaced. Taller, heavier gauge wire, closer span, stainless transformers, all, post Michael, required by Florida new standards, S. of Hwy 98 and W. of Hwy 19. So how the work is being implemented is dictated by new state standards - not the DICD. The new system will be stronger, and a more repairable system. They are removing all the old material and poles per agreement. This work is being done from the west end to middle of island. Currently working on bay road. Next and last is east end of the island.

Be patient with them in the road please. Sometimes they block the road but try to not do that for long; they are diligently trying to do as little environmental damage as is possible.

Need some bushes possibly trimmed near the firehouse? Between firehouse and Blake Flemings... (Scott G)

Hurricane Response Preparedness: DICD- \$85k in segregated FEMA match/hurricane response account. Need approx. \$125k for a million dollar event. Need to raise another \$40k. (We need to reach out to new and old property owners to help us get to \$125K). Two present pre-event contracts are in place - Aftermath for debris removal. Their contract currently runs thru 2024 but can roll over to '25. In July meeting we need to extend to 2025. The Rhumblin consulting contract (liaison to FEMA, State, County, Contractor etc.) is out in 4 months. The District wants to extend to 2025 so that it mirrors Aftermath. Motion by Stone to extend the Rhumblin pre event contract to 2025, second Brady, approved unanimously

Harlan S. asks: Did 100% of homeowners donate? No... So a minority of islanders has donated to date. PLEASE CONTRIBUTE (tax deductible). We do have an adopted Emergency Preparedness Plan in place. The District is seen to stand alone in dealing with storm events by the County as we are a subdivision of the State and need to be prepared to act without their direct assistance as of now.

AMNESTY DAY - WITHDRAWN by Ray - no support from Board.

DIGITAL DOCUMENT PLAN: (Nancy Kellett) - for archives, easy access, and more. Scott G. brings up all the docs in the storage facility. All would have to be scanned in... who is going to do that? Etc. We are working on app/software help for us store our docs.

Pass to get back into the county: AFTER A HURRICANE, YOU NEED A "RE-ENTRY PASS" TO get into Franklin County. These passes are available from the county at 28 Airport Road, Apalachicola, FL 32320. You must go in person to get your pass. The passes do not expire. So once you have the pass, you are good. Contact Franklin County for more info: 850-653-6343.

NEW AND ON-GOING BUSINESS

Sea Oats: Ann Shanks quoted \$1.20 per plant, 96 plants per tray and Shipping \$45. \$453 gets you 340 sea oat plants. Contact Chris Kennedy at 919-302-0973 to do it on your own. (Chris is in Tampa). Water hydrating gel and fertilizer extra from most any retailer.

Fire Department Ongoing – Harlan S.: Replacing or fixing the roll up doors at the firehouse and one at District shop. DIVFD-Center one keeps dropping off track- Outside ones semi ok. Getting a quote for repair and/or replacement of doors. Overhead Doors Company quote: Ballpark quote (fire department and maintenance shop).... 2 people, from Tallahassee, we drive them around, \$500 to come out and see what are needs are. \$21,000 ballpark?? for replacement--replacing all the doors. Stone motions to approve \$200 of the \$500 as District part in obtaining firm repair quote. Second Dave. Approved.

Policy & Procedure Manual Update –Possibility of paying via electronic funds / DocuSign. Currently the District does all manually and via check. Dave wants Board to insert language into our Policy and Procedure manual to allow the District to use electronic transfers and to discuss this change and potentially approve at July meeting. Dave will come up with the language and present at that meeting. Second by Stone. Approved.

Stone makes the point that overall the policy and procedures manual needs complete review and possible updating.

Landing Craft: REMINDER: Pulled Out in March, April, May??.... No construction debris will be able to be taken off, and there will be limited household garbage space available at compactor.

Signs-- Bird Nesting Season is NOW!!...Please obey the posted areas and signs. Turtle season is also upon us!!

Nominating committee (Terri Cannon, Robin Nix, Pat Teaf). 3 Board members up in September – Stone and Hudson have agreed to another term. Ray Appen, the Chair will be leaving Board. Nominating Committee has nominated Eric Will to replace Appen as a Board member. Ray-"Eric would be a fabulous team person and Board member."
Move to accept nominating committee report -Stone, Brady second. Approved unanimously

Move to adjourn. Agreed.

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40 ACRE PURCHASE: Here is a final summary of the purchase - how much money was raised, where it went, etc. Chairman Appen noted that there has been comment/rumor about the purchase and that, per human nature, someone is always going to find fault with almost anything - even something as amazing as this purchase which benefits every single islander and humanity in general. People never cease to amaze me. - Ray

40 ACRES PURCHASE SUMMARY

Recently I (Board member Bill Stone) have been asked questions about the final disposition of the purchase. Even though we have repeatedly shared with islanders this information, here is the summary of what we did and where the money went.

Purchase Price of 40 acre tract: \$600,000

Amount of District money (DICD) money that was used to make this purchase and establish the Preserve: \$0 (as in **zero** dollars). Who has title to this tract now? The District does (DICD).

Conservation Easement: In order to protect this purchase in perpetuity a conservation easement was recorded and placed upon the 40 acres so that it could never under any circumstance be developed in any way by any entity. That conservation easement was in turn officially transferred to the Alachua Conservation Trust (see Alachuaconservationtrust.org). Also from funds donated by a foundation specifically for a legal defense, \$15,000 was transferred to the Alachua Conservation Trust for future use in defending the conservation easement in court should that event ever occur.

After the District took ownership of the 40 acres, a flora and fauna survey / inventory of what plants and animals resided on the land was commissioned at the cost of \$7,000 through FSU Research. We did this as a necessary component to the creation of a management plan for the 40 acres.

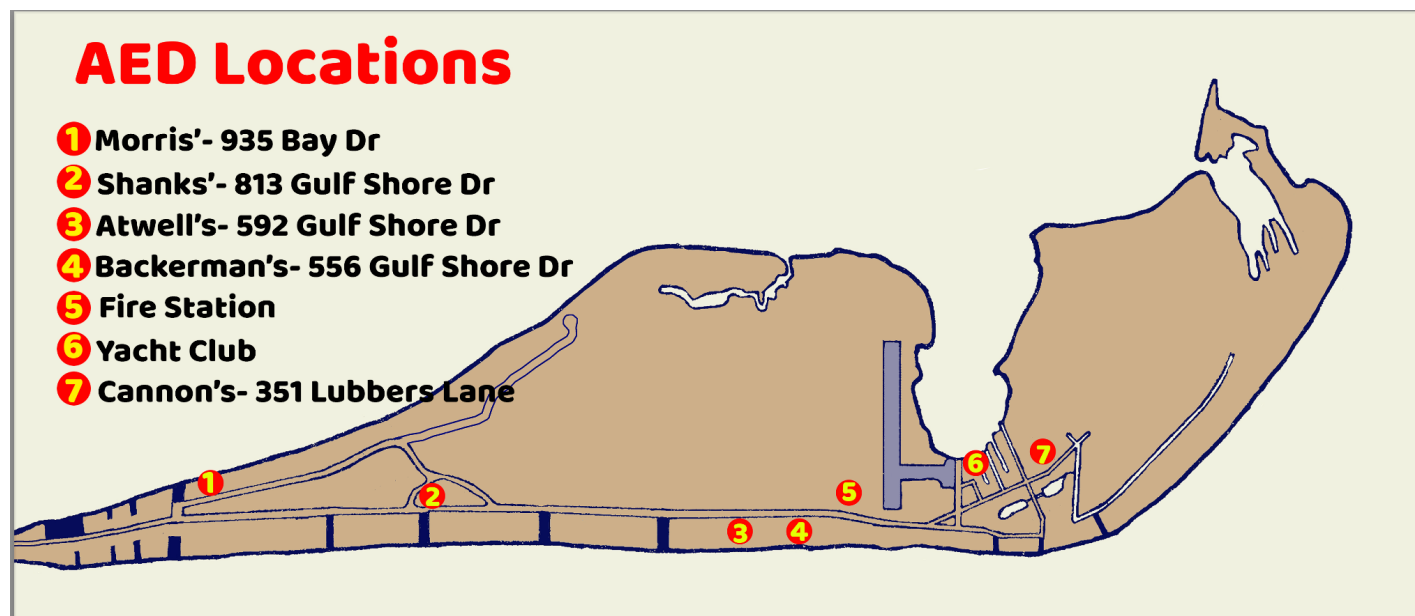
Management Plan: The status of the 40-acre tract is that of a passive conservation area - no paved trails nor roads, no recreation amenities, no motorized vehicles including no ATV's or golf carts, and a focus on supporting and preserving the natural threatened plant and wildlife that inhabit the 40 acres. This means that islanders are welcome to walk the 40 acre tract and enjoy it - as a passive nature preserve.

Why are there 5 signs on the acreage? Because the area appears to be "wild" and unmonitored, there have been visitors camping on it, unleashed dogs, building fires, and using it as a campground and beachhead- something that it is not. We are trying to discourage this activity and the first step in that is signage.

\$640,000 was raised. If the purchase price was \$600,000, what happened to the other \$40,000? Generally and in round numbers, the additional \$40,000 has been allocated to (closing costs/title insurance-\$3000,FC property tax owed by previous owner-\$1600,debris removal-\$700 to the District for cubic ft. removal cost, liability insurance coverage and bookkeeping expenses, ,bank fees, signage, printing the management plan and other establishment costs . As noted earlier, \$15,000 was transferred to the Alachua Conservation Trust for conservation easement defense; \$7,000 was spent on the wildlife inventory) The currently remaining \$8,000 plus is in a segregated line item of the DICD to be used over time to pay administrative-related expenses into the future such as long term liability insurance and any

other related costs. There also may be some funds used to address more scientific studies in the near future if needed or requested. The DICD Board would approve any and all use of that \$8,000 plus.

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Dog Island June Update 2023

[Michael Ferrara, Audubon Florida Shorebird Biologist](#)

As summer kicks off, the 2023 shorebird and seabird breeding season has reached the halfway mark. The breeding season started with Dog Island Snowy Plovers laying the first snowy nest in the state during the third week of February on the east end of the Island. Since that time there have been 33 snowy plover nests discovered on the island. Unfortunately, our snowy plovers have not had the best season, with many of these nests failing due to raccoon and fish crow predation. Even with the high predation pressures, one snowy plover chick has been able to survive and fledge! This means the chick reached the point where it can fly, increasing its chances of survival. Snowy plovers are still laying nests and trying to make a strong push so hopefully these numbers change before the end of the season.

Even though this year hasn't been a banner year for our snowy plovers, the story has been different for our other state imperiled species. Our seabird colonies survived Memorial Day weekend unscathed, with a colony of least terns nesting on West Narrows and a colony of black skimmers nesting near the east end of the island. Both of these colonies should have nests hatching in the first half of June! Our American oystercatchers have one active nest on the west side of the island and an active brood with one chick on the east side of the island. Wilson's plovers have also been going strong as they currently have two broods of chicks and a nest on the island.

Please continue to leash your dog, respect the shorebird posting, and refrain from feeding shorebirds and seabirds. If you see a nest or a shorebird acting unusual including pretending to be injured or letting you get close please contact me. If you would like to get involved with helping to protect the shorebirds on Dog Island or would like to find out more information, please visit Audubon Florida's website: <https://fl.audubon.org/get-involved/coastal-bird-stewardship> or email me at Michael.ferrara@audubon.org



Least tern sitting on a nest on the west side of the island

Goals for DICD 2022—2023 Fiscal Year

- ** Contract with a reliable, competent, qualified new Island Manager
- ** Fully fund the FEMA match storm response account, approximately \$45,000--\$55,000 needed
- ** Repair shop to make it weather/rain proof
- ** Complete the Digital Records task as well as organize and file the District records in our storage facility
- ** Haul out and complete extended appropriate maintenance on current LCM. Have required marine survey performed
- ** Begin search and possible funding for LCM replacement—a two to three year undertaking
- ** Remove unwanted, non- District material from shop area
- ** Acquire forks for new tractor, [harrow/disc possibly?]
- ** Finish the needed repairs to both District ferry docks
- ** Hold at least two public environmental education sessions
- ** Assist Duke in full completion of electric grid upgrade
- ** Assist beachfront homeowners with sea-oat acquisition
- ** Remove ALL derelict cars, carts, Atvs, boat trailers etc.

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Handy Reference Information

Dog Island Guide: Dogisland.net

Donate to Help the Island: Your TAX-DEDUCTIBLE donation can be given to any Board Member, or mail to Island bookkeeper Elisabeth Sheats at Small Business Concerns, DICD, PO Box 14288, Tallahassee, FL 32317. Make check payable to Dog Island Conservation District.

IMPORTANT PHONE NUMBERS & INFO

Medical Emergency: Call 911

DISASTER PASS: AFTER A HURRICANE, YOU NEED A "RE-ENTRY PASS" TO get into Franklin County. IF YOU DO NOT HAVE A PASS, YOU WILL BE BLOCKED FROM COMING TO CHECK ON YOUR HOUSE ON DOG OR ENTERING THE COUNTY. These passes are available from the county at 28 Airport Road, Apalachicola, FL 32320. You must go in person to get your pass. The passes do not expire. So once you have the pass, you are good. Contact county for more info: 850-653-6343.

Schedule Landing Craft use: Randy Cannon, 850-528-5568 (*strongly suggested **at least 30 days in advance***)

Fees: Golf Cart \$100 (\$0 if running vehicle is taken off in exchange); 1 axle vehicles, boat trailers, ATV, UTV \$400; Two axle vehicles or equipment, cars & trucks & vehicles under 12,500 pounds \$500; Dump trucks & over 12,500 lbs. \$600. All paid in advance / per landing event (exit from landing craft onto staging area). These are road use fees.

Schedule removal / disposal of Trash / Construction materials / Appliances / Dead batteries or Cars: Randy Cannon, 850-528-5568. Trash is charged at \$2 per cubic foot with a \$25 minimum charge.

Request Parking Lot Sticker for Carrabelle Lot: Ray Appen, RayAppen@Gmail.com, or 770-527-4042, No sticker = Towed. Please request AT LEAST 30 days **in advance**.

Fire Department: Randy Cannon or Ann Shanks- 813 693-2304

Wildlife/Turtles questions or info: Contact Terri Cannon 850-323-0508 or Randy Cannon 850-528-5568

Yacht Club info: Scott Gronholm: 770-337-9169 or Tim Ashton 229-672-0118

Ferry Schedule

850-879-4579 (Mike - ((Rabbit)))

Ferry Schedule: (**this can occasionally be subject to change so always confirm with Mike in advance**)

March 1 - November 30

Friday leaves Carrabelle at 5:00, leaves DI 6:00

Saturday leaves Carrabelle at 10:00, leaves DI 11:00

Sunday leaves Carrabelle at 1:00, leaves DI 2:00

Monday leaves Carrabelle at 8:00, leaves DI 9:00, Leaves Carrabelle 6pm, leaves DI 7pm

December 1 - February 28

Friday leaves Carrabelle 5:00 leaves DI 6:00

Saturday: no run

Sunday leaves Carrabelle 1:00 leaves DI 2:00

Monday leaves Carrabelle 8:00, leaves DI 9:00, Leaves Carrabelle 5pm, leaves DI 6pm

DI PARKING LOT IN CARRABELLE:

Permit-Only Parking - No Permit = GET TOWED

When you get towed, don't complain; you were warned

Need a parking permit?

Request one AT LEAST 30 days in advance by email.

Email: RayAppen@Gmail.com

((in subject line put "Parking Sticker"))

This lot is very small. ONLY DI property owners or their children will be issued parking stickers. Stickers must be affixed inside - driver's side and NOT taped.

Parking is available along Marine Street from the lot all the way to Hwy 98 if there are no spaces in our lot. DO NOT PARK ACROSS THE STREET THOUGH AS THAT IS A CITY TOW LOT.

Covenants and Restrictions

ANY COMMERCIAL USE OF ISLAND residences inside the DICD IS PROHIBITED BY DEED COVENANT.

-NO FIRES ON THE ISLAND AT ANY TIME!!!! Without express and rare permission from Fire Chief Randy Cannon - 850-528-5568.

-No camping is allowed on Dog Island.

-Only household GARBAGE in dumpster. NEVER EVER metal, furniture, batteries, wood, concrete, construction materials.

-Speed Limit on Island is 25 MPH and give way to other drivers.

DOGS ON LEASHES - This is 100% critical as unleashed dogs are perhaps the greatest threat to nesting birds. Once a nesting bird is disturbed by an unleashed dog, often they abandon the nest.

-**Lights off on Beach** during Turtle Nesting Season May 1 - October 31 (Contact Terri Cannon with questions - 850-323-0508). See Terri Cannon about obtaining turtle-compliant lights. By state of Florida statute, non-turtle compliant lights CANNOT be used during Turtle Season. Remove all beach equipment / chairs, tents, etc. from Beach at night during Turtle Season.

-No off-roading with ATVs or other vehicles. No driving on the beach! There is no road west of Cannonball on Dog Island. Beach driving is illegal in Franklin County and Dog Island. SLOW DOWN and be careful!! Stay on roadways.

-If there is a Bird Nesting sign saying to Keep Out... Keep out and away...The sign means YOU.